



# Maricopa County Justice Courts, State of Arizona

CASE NUMBER: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Plaintiff(s) Name / Address / Phone

Defendant(s) Name / Address / Phone

## JUDGMENT

(Forcible Detainer / Special Detainer)

☐ This matter was heard by the Court on this date: \_\_\_\_\_

Plaintiff appeared ☐ in person ☐ by counsel ☐ failed to appear

Defendant appeared ☐ in person ☐ by counsel ☐ failed to appear

☐ Defendant was given proper notice.

☐ Defendant was properly served with the Summons and a copy of the complaint at least two (2) days prior to trial.

Defendant pleads ☐ GUILTY ☐ NOT GUILTY, and has filed a responsive pleading.

☐ Defendant has filed a counterclaim.

☐ Judgment is entered upon agreement of the parties: \_\_\_\_\_

Plaintiff signature

Defendant signature

☐ **IT IS ORDERED** granting judgment to:

☐ Plaintiff:

1. \$ \_\_\_\_\_ Rent
  2. \$ \_\_\_\_\_ Late charges, if any
  3. \$ \_\_\_\_\_ Court Costs
  4. \$ \_\_\_\_\_ Attorney fees, if any
  5. \$ \_\_\_\_\_ Damages
  6. \$ \_\_\_\_\_ Rental Concessions
  7. \$ \_\_\_\_\_ Other \_\_\_\_\_
- \$ \_\_\_\_\_ TOTAL

☐ Plaintiff awarded nothing.

☐ Defendant:

1. \$ \_\_\_\_\_ Damages
  2. \$ \_\_\_\_\_ Court Costs
  3. \$ \_\_\_\_\_ Attorney fees, if any
  4. \$ \_\_\_\_\_ Other \_\_\_\_\_
- \$ \_\_\_\_\_ TOTAL

☐ Defendant awarded nothing.

With interest thereon at the rate of 10% per annum from the date of judgment until paid in full, plus accruing costs.

☐ The court finds that the defendant has committed a material and irreparable breach, in violation of ARS 33-1368A, and a Writ of Restitution shall be granted on: \_\_\_\_\_ (between 12 - 24 hours from the time of judgment).

☐ A Writ of Restitution shall be granted on: \_\_\_\_\_ (five [5] calendar days after date of judgment).

**WARNING:** After service of the Writ of Restitution, if you remain on, or return unlawfully to, the property, you will have committed criminal trespass in the third degree.

☐ **IT IS ORDERED** dismissing this case ☐ with prejudice ☐ without prejudice

Date: \_\_\_\_\_

Justice of the Peace

I CERTIFY that I mailed / delivered a copy of this JUDGMENT to:

☐ Plaintiff at the above address or ☐ Plaintiff's attorney ☐ Defendant at the above address or ☐ Defendant's attorney

Date: \_\_\_\_\_

By: \_\_\_\_\_

Clerk